Government of Western Australia
Department of Water and Environmental Regulation

Licence

Licence number	L8623/2012/1
Licence holder	Unigrain Pty Ltd
ACN	120 061 841
Registered business address	Unit 6, 400 Pakington Street, NEWTOWN, VIC 3220
DWER file number	2011/011422
Duration	26 April 2012 to 25 April 2030
Date of issue	26 April 2012
Date of amendment	12 June 2024
Premises details	Wagin Sheep and Cattle Pellet Facility 31 Stewart Rd, WAGIN WA 6315 Legal description - Lot 207 on Deposited Plan 405632, as depicted in premises map Schedule 1.

Prescribed premises category description (Schedule 1, ***Environmental Protection Regulations 1987***)	**Assessed production throughput**
Category 23: Animal feed manufacturing - premises on which animal food is manufactured or processed	175,000 tonnes per annual period of oats milled (input) 36,000 tonnes per annual period of pellets produced (output)
Category 87: Fuel burning - premises on which gaseous, liquid, or solid fuel with a sulphur content of less than 0.25% is burnt in a boiler for the supply of steam or in power generation equipment	1,250 kilograms per hour of oat husks

This licence is granted to the licence holder, subject to the attached conditions, on 12 June 2024, by:

Caron Goodbourn

Digitally signed by Caron Goodbourn
Date: 2024.06.12 14:24:24 +08'00'

Manager, Process Industries

an officer delegated under section 20 of the *Environmental Protection Act 1986* (WA)

Licence history

Date	Reference number	Summary of changes
26/04/2012	L8623/2012/1	New licence
7/03/2013	W5318/2012/1	New works approval (Bioenergy Cogeneration Plant – fuel burning)
5/02/2015	L8623/2012/1	Licence amendment, occupier transfer and conversion to new format
11/06/2015	W5318/2012/1	Works Approval transferred to Unigrain Pty Ltd and amendments made to infrastructure (boilers and turbines) to be installed
13/08/2019	L8623/2012/1	Licence amendment, licence holder application to add fuel burning category. Includes CEO-initiated amendments following review of licence.
12/06/2024	L8623/2012/1	Licence holder-initiated amendment application to increase production of flour, construction, and operation of second oat flour mill and packaging buildings and equipment, installation of noise reduction modifications to existing infrastructure. Includes CEO-initiated amendment to extend the expiry date of the licence by 5 years.

Interpretation

In this licence:

(a) the words ‘including’, ‘includes’ and ‘include’ in conditions mean “including but not limited to”, and similar, as appropriate;

(b) where any word or phrase is given a defined meaning, any other part of speech or other grammatical form of that word or phrase has a corresponding meaning;

(c) where tables are used in a condition, each row in a table constitutes a separate condition;

(d) any reference to an Australian or other standard, guideline, or code of practice in this licence:

  (i) if dated, refers to that particular version; and

  (ii) if not dated, refers to the latest version and therefore may be subject to change over time;

(e) unless specified otherwise, any reference to a section of an Act refers to that section of the EP Act; and

(f) unless specified otherwise, all definitions are in accordance with the EP Act.

NOTE: This licence requires specific conditions to be met but does not provide any implied authorisation for other emissions, discharges, or activities not specified in this licence.

Licence conditions

The licence holder must ensure that the following conditions are complied with:

Works

Infrastructure and equipment

1. The licence holder must:

(a) construct and/or install the infrastructure and/or equipment;

(b) in accordance with the corresponding design and construction/installation requirements;

(c) at the corresponding infrastructure location; and

(d) by the corresponding timeline,

as set out in Table 1.

Table 1: Design and construction/installation requirements

	Infrastructure	Design and construction / installation requirements	Infrastructure location	Time
1.	New flour mill 2 building containing the following equipment: Grinder system including 2 hammer mills 5 vibro-sieve units High-pressure fans Noise silencers 2 Buhler dust filters	(a) Flour mill 2 building must be fully enclosed. (b) All equipment listed in column 2 must be installed within the enclosed flour mill 2 building. (c) The two external roof vent stacks with centrifugal fans must be fitted with silencers. (d) Two high-pressure fans with intake and discharge must be ducted to enclosed vessels. (e) Hammer mills must be located: (i) within a separate enclosure that is not connected to the external wall cladding of the flour mill 2 building, (ii) within a separate enclosure that must have concrete walls and acoustic barrier doors. (f) Noise silencers must be installed on the roof vent stacks with centrifugal fans. (g) All dust generated within the building must pass through Buhler dust filters before being vented externally.	-	All infrastructure must be installed by 31 May 2026
2.	New packaging building 2 New packaging building 1	(a) Packaging building 2 must be enclosed. (b) All packaging equipment including paper and bulk bag packing lines must be located inside enclosed building(s).	As shown in Schedule 1, Figure 2 as PS2, PS1	
3.	Existing flaking, oat and pellet mill manufacturing facility consisting of : Oat mill building Pellet mill building Pellet mill cyclones and	(a) The existing pellet mill building must be enclosed with a 6 metre high acoustic enclosure, open at the top, constructed of sheet metal with two layers of '*Stratocell Whisper*' (minimum100 mm thick) insulation on the internal face. (b) The pellet mill acoustic enclosure must encircle the intake and discharge ducting from the pellet mill. (c) The existing fan associated with the pellet mill dust extraction/cyclone must be enclosed within an acoustic enclosure.	As shown in Schedule 1, Figure 2 as OM PM BS Schedule 1 Figure 3 as 1 and 2	

	Infrastructure	Design and construction / installation requirements	Infrastructure location	Time
	associated fans Oat mill dust stack	(d) The existing oat mill dust stack must be upgraded as follows: (i) all galvanized sections and the stack on the fan discharge must be replaced with a silencer; (ii) the silencer must incorporate a melinex film between the insulation and perforated metal inner facing, and; (iii) the height of the oat mill dust stack must be reduced to 5 magl or to below all existing building heights.	10	

Compliance reporting

2. The licence holder must within 30 calendar days of the infrastructure required by condition 1 being constructed and/or installed:

(a) undertake an audit of their compliance with the requirements of condition 1; and
(b) prepare and submit to the CEO an Environmental Compliance Report (s) on that compliance.

3. The Environmental Compliance Report (s) required by condition 2, must include as a minimum the following:

(a) certification by a suitably qualified technical engineer, that the infrastructure or component(s) thereof, as specified in condition 1, have been constructed in accordance with the relevant requirements specified in condition 1;
(b) contain as constructed plans and a detailed site plan for each item of infrastructure or component of infrastructure specified in condition 1; and
(c) be signed by a person authorised to represent the works approval holder and contain the printed name and position of that person.

Operation - Infrastructure and equipment

Commencement

4. The licence holder must only operate the infrastructure identified in condition 1 where the Environmental Compliance Report as required by condition 2 has been submitted to the CEO.

Operation

5. The licence holder must ensure that the site infrastructure and equipment listed in Table 2 and located at the corresponding infrastructure location is maintained and operated in accordance with the corresponding operational requirement set out in Table 2.

Table 2: Infrastructure and equipment requirements

	Site infrastructure and equipment	Operational requirement	Infrastructure location
Animal and food production			
1	Flour mill 1, flour mill 2, and oat mill manufacturing facilities including	(a) All cyclones, dust filters and baghouses must be routinely inspected and maintained in working condition. (b) Spare baghouse/dust filters must be retained on the	As shown in Schedule 1, Figure 2 as

	Site infrastructure and equipment	Operational requirement	Infrastructure location
	packaging buildings (1 and 2) Hammer mills, Vibro sieve units High-pressure fans (cyclones) Roof vent stacks with centrifugal fans (cyclones/baghouses) Buhler dust filters.	premises. (c) All oat and flour manufacturing must be undertaken in flour mills 1 and 2 and the oat mill buildings only. (d) All dust from the mill operations must be directed through Buhler dust filters, cyclones and/or baghouses before being exited through vent outlets.	FM1 FM2 PS1 PS2 OM Schedule 1 Figure 3 as 6, 10 3, 5, 7, 8, 14, 15,
2	Pell mill manufacturing facilities, including: Input material bins and weigh bins Covered conveyors and auger Grinding equipment (hammer mill Mixer unit Mash hopper Conditioning unit Pellet press Cooling unit 2x cyclones, associated fans and pipes, 3x silos	(a) All cyclones, dust filters and baghouses must be routinely inspected and maintained in working condition. (b) Spare baghouse/dust filters must be retained on the premises.	As shown in Schedule 1, Figure 2 as PM Schedule 1 Figure 3 as 1, 2
3	Weighbridges x1 100 tonnes x1 50 tonnes	(a) The licence holder shall ensure that: (i) any spillages of material outdoors or in any areas that can be accessed by rainfall must be cleaned up at a minimum daily; (ii) a mechanical sweeper must be used to clean all trafficable surfaces every 4-8 weeks;	As shown in Schedule 1, Figure 2 as weighbridges
4	Stormwater dams	(a) Uncontaminated stormwater from hardstands must be directed to the stormwater dam.	As shown in Schedule 1, Figure 1 as Stormwater water dam
5	Raw material and animal feed area including: Enclosed storage sheds Silos Outdoor bunkers	(a) The licence holder shall ensure that: (i) any spillages of material outdoors or in any areas that can be accessed by rainfall must be cleaned up at a minimum daily; (ii) a mechanical sweeper must be used to clean all trafficable surfaces every 4-8 weeks; (iii) all materials stored outdoors must be stored in dedicated stockpiles enclosed by bunker walls and are covered by tarpaulins, capable of minimising dust emissions and contamination of any passing stormwater; (iv) tarpaulins covering outdoor stockpiles must only	As shown in Schedule 1 Figure 1 as Oat husk storage Shed grain storage Covered grain bunkers

	Site infrastructure and equipment	Operational requirement	Infrastructure location
		be temporarily removed for the loading or removal of material; and (v) the premises Traffic Management Plan must be implemented to ensure that any raw material or product losses during loading, transfer and unloading activities do not become trafficable prior to clean-up.	
Fuel burning activities			
6	Boiler building and facilities consisting of Biomass boiler system consisting of • 1 x Uniconfort Global G300 • 3.43MW_{th} biomass boiler fitted with a multiclone (Melichiori s.r.l Model MC-100) to collect particulate matter Biomass boiler feed system Blowdown tank Blow down storage dam HDPE lined and conveyance pipeline. Biomass boiler stack (emission point E1) 1x diesel boiler (1.25kW) and stack (E2) 5kL self bunded diesel storage tank	(a) Boiler and associated multiclone must operate within an enclosed purpose-built building capable of containing dust emissions and reduce noise emissions. (b) Multiclone must be visually inspected externally daily when operating and inspected internally on a quarterly basis. (c) Multiclone must be cleaned regularly of accumulated particulate matter. (d) Boiler must be inspected daily. (e) Regular maintenance must remove the build-up of waste residue (clinker) in the combustion chamber. (f) Biomass boiler feed system must be sealed to prevent fugitive dust emissions. (g) Biomass boiler fee system must be housed within a roofed area to contain dust and reduce noise emissions. (h) Blowdown water from the biomass boiler must be directed to the blowdown tank without overtopping. (i) Blowdown tank must drain to the boiler blowdown dam. (j) Boiler emissions to the atmosphere must be via the boiler stack with an emission point at a minimum of 12.5 m above ground level. (k) Emissions must have passed through the multiclone cyclone prior to emission from the boiler stack.	As shown in Schedule 1, Figure 3 as CG BS E1 E2 Schedule 1 Figure 1 as Boiler blowdown dam
7	Fly ash storage consisting of: Ash and fly ash (particulates) systems Augers; and Bins for ash and particulates (fly ash) storage	(a) Ash and fly ash (particulates) collection and storage system must be sealed to prevent fugitive dust emissions. (b) Bins containing spent ash and particulates (fly ash) must be emptied under appropriate conditions (that is not in high windy conditions) onto their respective waste storage stockpiles prior to off-site disposal. (c) Outdoor stockpiles of ash and/or fly ash must be always covered by a tarpaulin to prevent fugitive dust emissions, other than when adding to the stockpile or removing waste material for off-site disposal.	As shown in Schedule 1, Figure 3 as Fly Ash

Emissions and discharges

Noise

6. If the licence holder receives a noise complaint, the licence holder must implement the following specified management actions:

(a) record and investigate the details of the noise complaint in accordance with general complaints Condition 9;
(b) for the reported date and timeframe over which the complainant has reported an impact from noise received, further investigate and record:
    (i) all noise-generating activities and sources that were operational for the date(s) and timeframe(s) of reported impact, including start and finish times of all plant production runs, and,
    (ii) investigate and record, using data from the Bureau of Meteorology's Wagin weather station (Station ID:010647) the following;
        (a) summary of wind direction and speed, and
        (b) summary of temperature and humidity over the reported timeframe of impact; and
(c) prepare a report that includes an assessment, based on the information obtained and investigations required by conditions 6 (a) and (b) above, that as a minimum identifies the primary noise source(s) and associated weather conditions relevant to the reported complaint; and
(d) provide short- and long-term corrective actions taken or planned to mitigate noise impact, including timelines for implementation of proposed corrective actions.

7. The licence holder shall submit to the CEO, within 14 days of an event occurring, as described in condition 6, a report providing a response that demonstrates the implementation of all the specified management actions required by condition 6.

Monitoring

Process monitoring

8. The licence holder must undertake the monitoring in Table 3 according to the specifications in that table.

Table 3: Process monitoring of animal feed production

Input/Output	Parameter	Units	Averaging period	Frequency
Whole grain oats	Processed through oat mill	Tonnes	Monthly	Each batch produced
Oat husk produced	Product of oat milling			
Oat flour produced				
Oat husk use	Animal feed manufacturing			
	Fuel for biomass boiler			Not specified

Records and reporting

9. The licence holder must record the following information in relation to complaints received by the licence holder (whether received directly from a complainant or forwarded to them by the Department or another party) about any alleged emissions from the premises:

(a) the name and contact details of the complainant, (if provided);

(b) the time and date of the complaint;

(c) the complete details of the complaint and any other concerns or other issues raised; and

(d) the complete details and dates of any action taken by the licence holder to investigate or respond to any complaint.

10. The licence holder must:

(a) undertake an audit of their compliance with the conditions of this licence during the preceding annual period; and

(b) prepare and submit to the CEO by no later than 30 June after the end of that annual period an Annual Audit Compliance Report in the approved form.

11. The licence holder must maintain accurate and auditable books including the following records, information, reports, and data required by this licence:

(a) the calculation of fees payable in respect of this licence;

(b) the works conducted in accordance with condition 1 of this licence;

(c) any maintenance of infrastructure that is performed while complying with condition 5 of this licence, and

(d) complaints received under conditions 6 and 9 of this licence.

12. The books specified under condition 11 must:

(a) be legible;

(b) if amended, be amended in such a way that the original version(s) and any subsequent amendments remain legible and are capable of retrieval;

(c) be retained by the licence holder for the duration of the licence; and

(d) be available to be produced to an inspector or the CEO as required.

Definitions

In this licence, the terms in Table 4 have the meanings defined.

Table 4: Definitions

Term	Definition
ACN	Australian Company Number
animal feed	means all final products which are a result of any manufacturing or blending of raw materials on the premises, and for the purpose of consumption by animals
Annual Audit Compliance Report (AACR)	means a report submitted in a format approved by the CEO (relevant guidelines and templates may be available on the Department's website).
annual period	a 12-month period commencing from 1 June until 31 May of the immediately following year.
books	has the same meaning given to that term under the EP Act.
CEO	means Chief Executive Officer of the Department. "submit to / notify the CEO" (or similar), means either: Director General Department administering the *Environmental Protection Act 1986* Locked Bag 10 Joondalup DC WA 6919 or: info@dwer.wa.gov.au
dangerous goods'	has the meaning defined in the Dangerous Goods Safety (Storage and Handling of Non-explosives) Regulations 2007
Department	means the department established under section 35 of the *Public Sector Management Act 1994* (WA) and designated as responsible for the administration of the EP Act, which includes Part V Division 3.
emission	has the same meaning given to that term under the EP Act.
Environmental Compliance Report	means a report to satisfy the CEO that the conditioned infrastructure and/or equipment has been constructed and/or installed in accordance with the works approval.
EP Act	*Environmental Protection Act 1986* (WA)
EP Regulations	*Environmental Protection Regulations 1987* (WA)
fugitive emissions'	means all emissions not arising from point sources
HDPE	means high density polyethylene
licence	refers to this document, which evidences the grant of a licence by the CEO under section 57 of the EP Act, subject to the specified conditions contained within.
licence holder	refers to the occupier of the premises, being the person specified on the front of the licence as the person to whom this licence has been granted.
magl	metres above ground level

Term	Definition
monthly period	means a one-month period commencing from first day of a month until last date of the same month [
premises	refers to the premises to which this licence applies, as specified at the front of this licence and as shown on the premises map Figure 1 and in Schedule 1 to this licence.
prescribed premises	has the same meaning given to that term under the EP Act.
raw material	means any ingredients used in manufacturing or blending on the premises to make animal feed
suitably qualified technical engineer	means a person who: (a) holds a certificate 3 or higher qualification in engineering; and (b) has a minimum of at least three years of experience working in engineering construction or management.

END OF CONDITIONS

Schedule 1: Maps

Premises map and site layout map

The boundary of the premises is shown in pink and the site layout is shown in Figure 1

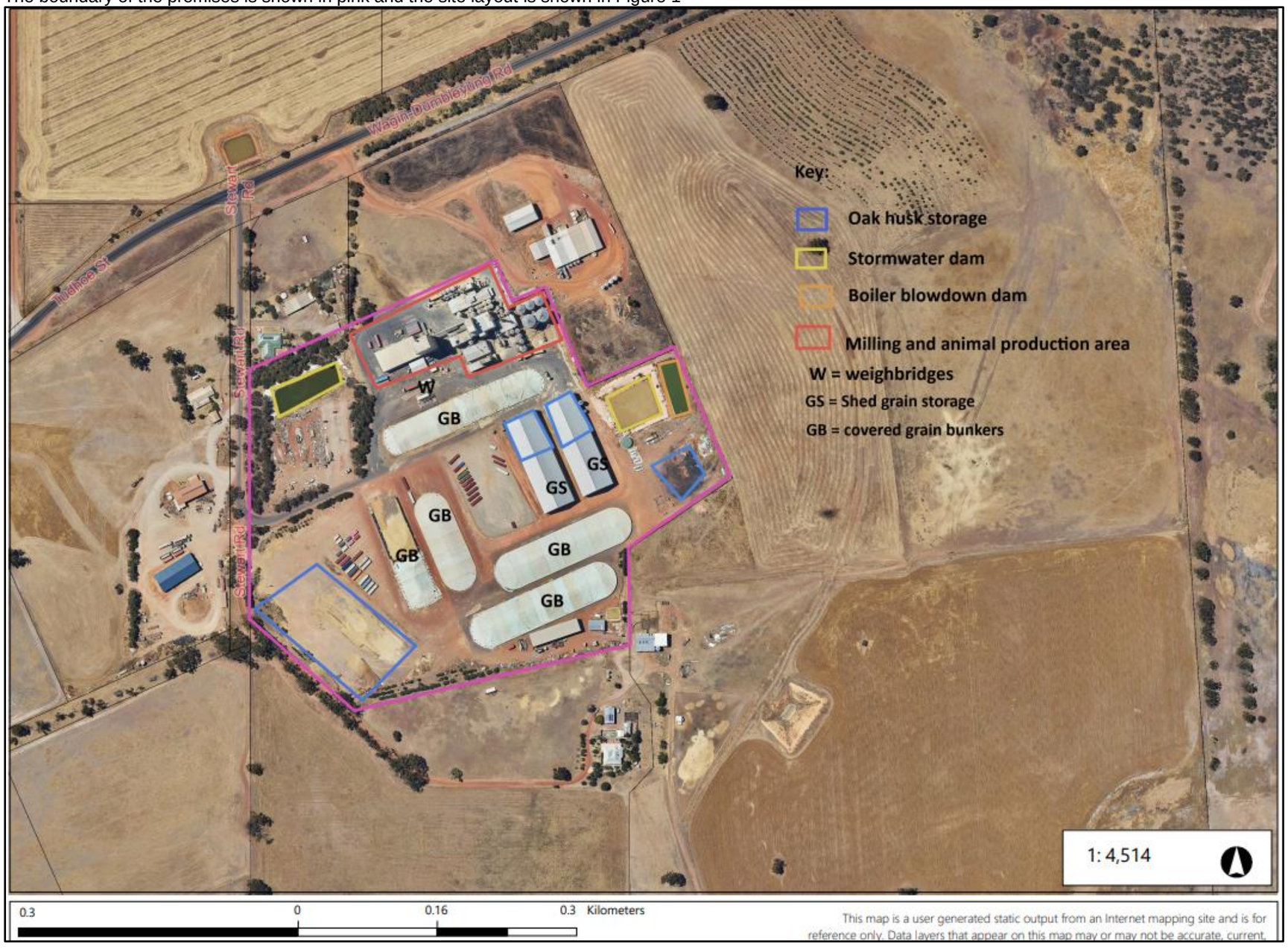

Figure 1: Site layout and boundary of the premises

Site layout of milling and animal production area map

The site layout of the milling and animal production area within the prescribed premises is outlined in Figure 2

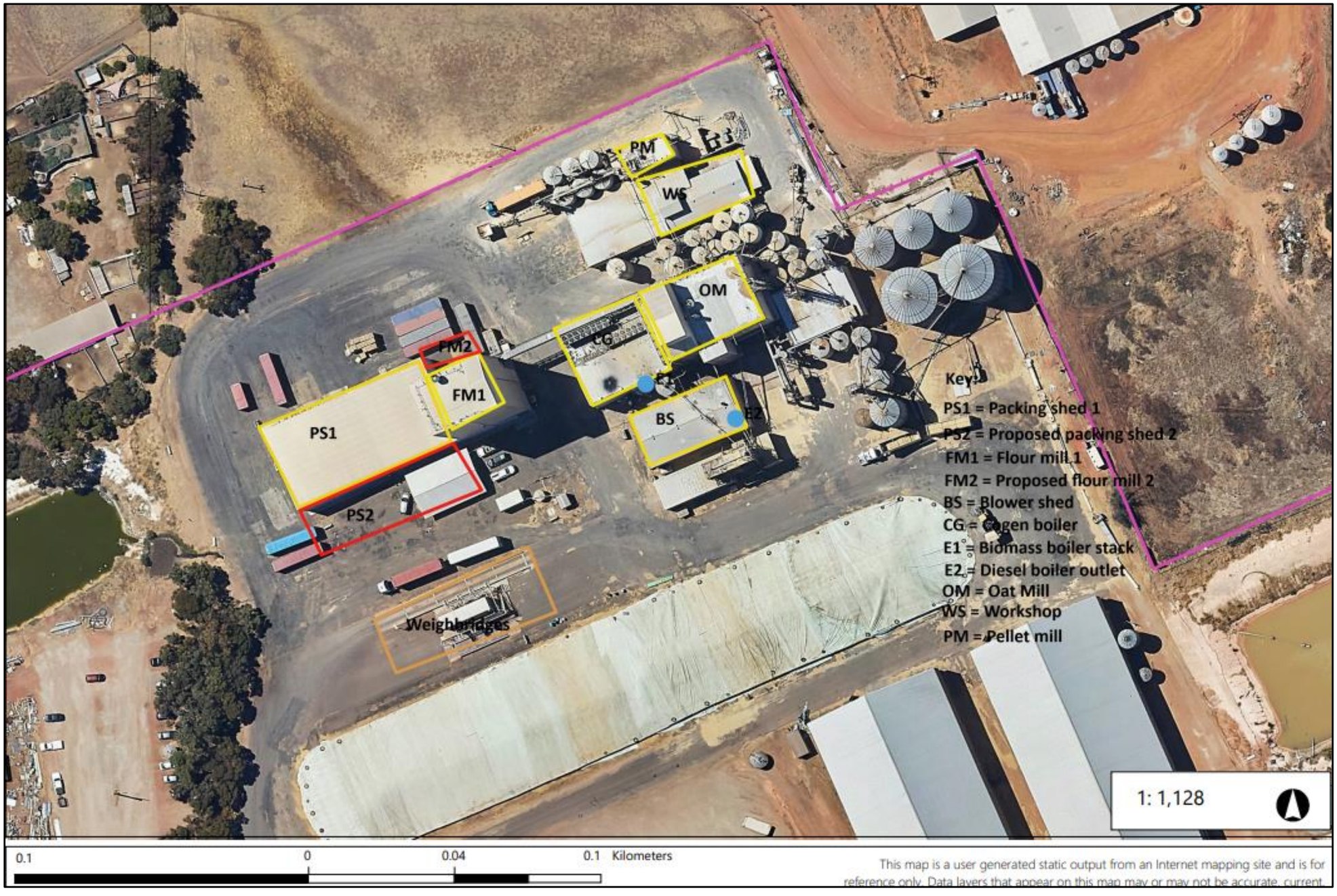

Figure 2: The site layout of the mill production within the prescribed premises.

Site layout of mill and point source emissions.

The site layout of the mill identifying point source emissions within the prescribed premises is outlined in Figure 3

Figure 3: Point source emissions within the mill processing facility.